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**PLANNING COMMISSION**

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 Rick Biasotti  
 Kevin Chase  
 Mary Lou Johnson  
 Bob Marshall, Jr.  
 Perry Petersen

**COMMUNITY DEVELOPMENT DEPARTMENT****PLANNING COMMISSION AGENDA**

Tuesday, May 3, 2005  
 San Bruno Senior Center  
 1555 Crystal Springs Road  
 7:00 p.m.

**Roll Call****Pledge of Allegiance**

1.	<b>Approval of Minutes</b>	April 19, 2005	
2.	<b>Communications</b>		
3.	<b>Public Comment</b>		<b>Actions</b> ↓
4.	<b>156-158 San Felipe Avenue (UP-05-09)</b>  <u><b>Environmental Determination:</b></u> Categorical Exemption  <u><b>Zoning:</b></u> R-2 (Single Family Residential)	Request for a Conditional Use Permit to allow construction of additions, which proposes to exceed Floor Area Ratio of .55, per Section 12.200.030B.2 of the San Bruno Zoning Ordinance. – Mark Bucciarelli (Applicant), Luis and Lizeth Herrera (Owners). <b>(UP-05-09)</b>	
5.	<b>468 Chestnut Avenue (UP-05-13)(MM-05-06)</b>  <u><b>Environmental Determination:</b></u> Categorical Exemption  <u><b>Zoning:</b></u> R-1 (Single Family Residential)	Request for a Conditional Use Permit to allow construction of an addition, which proposes to exceed Floor Area Ratio of .505, and a Minor Modification to exceed Lot Coverage of 40.4% up to 48%, per Sections 12.200.030.B.2 and 12.120.010.A.1 of the San Bruno Zoning Ordinance. – George Dayeh (Applicant/Architect), Mr. and Mrs. Salti Ibrahim (Owner). <b>(UP-05-13; MM-05-06)</b>	

6.	<b>472 Cedar Avenue (UP-05-17)</b>  <b><u>Environmental Determination:</u></b> Categorical Exemption  <b><u>Zoning:</u></b> R-1 (Single Family Residential)	Request for a Conditional Use Permit to allow the construction of first and second story additions, which proposes to increase the Gross Floor Area by more than 50% and to exceed 1,825 square feet without proposing a second garage parking space, per Sections 12.200.030.B.1 and 12.200.080.A.2 of the San Bruno Zoning Ordinance. – Robert Cho (Owner/Applicant). <b>(UP-05-17)</b>	
7.	<b>City Staff Discussion</b>	Confirmation of May 12, 2005 Architectural Review Committee Members.	
8.	<b>Planning Commission Discussion</b>		
9.	<b>Adjournment</b>		

*Note: If you challenge the above actions in court, you may be limited to raising only those issues you or someone else raised at the public hearing described in this agenda, or in written correspondence delivered to the Planning Commission at, or prior to, the public hearing.*